

UNITED STATES DISTRICT COURT  
SOUTHERN DISTRICT OF NEW YORK

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HWEI-IN HUANG,

Plaintiff,

-against-

687 WEST 204<sup>TH</sup> STREET CORPORATION, 251  
SEAMAN OWNERS CORP., and THE UNITED  
STATES INTERNAL REVENUE SERVICE,

Defendants.  
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**ECF Case**

**07 Civ. 3377 (CM)**

**STIPULATION AND ORDER**

Whereas the plaintiff brought this suit in the Civil Court of the City of New York, and

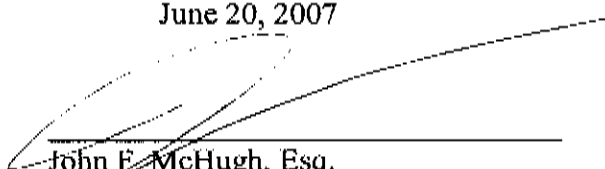
Whereas the United States removed this case to the United States District Court, and


Whereas the United States has lifted the tax lien on the plaintiff's property, and

Whereas 687 West 204<sup>th</sup> Street Corporation (the "Corporation") has agreed to permit the transfer of the stock and proprietary lease allocated to Unit 1E at 687 West 204<sup>th</sup> Street from plaintiff and Franz C. Alderfer to plaintiff alone, without imposing any conditions other than payment of the usual attorneys fees incurred by the Corporation, payment of maintenance arrears (if any) and the production of a current lien search report without liens or encumbrances, it is

**AGREED** that this action be dismissed with prejudice and without costs as to the Corporation, subject only to reinstitution should the above agreement not be honored.

Dated: New York, New York  
June 20, 2007

  
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John F. McHugh, Esq.  
Attorney for Plaintiff  
6 Water Street, Suite 401  
New York, New York 10004  
(212)483-0875

  
\_\_\_\_\_  
Finder Novick Kerrigan LLP  
By: Marianna L. Picciocchi, Esq.  
Attorneys for 687 West 204<sup>th</sup> Corporation  
315 Park Avenue South, 19<sup>th</sup> Floor  
New York, New York 10010  
(212)989-9100

So Ordered

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U.S.D.J.

UNITED STATES DISTRICT COURT  
SOUTHERN DISTRICT OF NEW YORK

----- X  
Hwei-In-Huang,

Plaintiff,

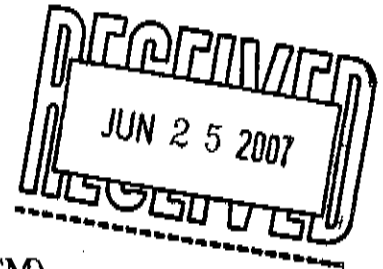
v.

687 West 204<sup>th</sup> Street Corporation, 251 Seaman  
Owners Corp. and The United States Internal  
Revenue Service

Defendants.  
----- X

ECF Case

07 Civ. 3377 (CM)



### STIPULATION AND ORDER

Whereas the plaintiff brought suit in the Civil Court of the City of New York; and

Whereas the United States removed this case to the United States District Court; and

Whereas the United States has lifted the tax lien on the plaintiff's cooperative apartment  
6B located at 251 Seaman Avenue, New York, New York (hereinafter referred to as the "Unit");  
and

Whereas 251 Seaman Owners Corp. (hereinafter referred to as the "Corporation") has  
agreed to transfer title to the Unit as well as the shares of stock and the proprietary lease  
allocated to the Unit from the plaintiff and her ex-husband, Franz C. Alderfer, to the plaintiff  
alone without imposing any conditions other than as follows: (1) the plaintiff will return to the  
Corporation the original stock certificate and proprietary lease issued to her and her ex-husband;  
(2) the plaintiff will provide the Corporation with copies of fully executed New York State and  
New York City Real Property Transfer Tax Returns; (3) the plaintiff's ex-husband shall sign and  
deliver to the Corporation a Stock Power and Assignment of Proprietary Lease; and (4) the  
plaintiff will pay upon the transfer the usual attorneys fees incurred by the Corporation, it is

*or a surrogate designated by this Court*

AGREED that this action be dismissed with prejudice and without costs as to the plaintiff or 251 Seaman Owners Corp. subject only to reinstitution should the above agreements not be honored.

Dated: New York, New York  
June 22, 2007

  
\_\_\_\_\_  
John F. McHugh, attorney for the plaintiff

Smith, Buss and Jacobs, LLP  
Attorneys for 251 Seaman Owners Corp.

  
By: \_\_\_\_\_

Domenick J. Tammaro, Esq.